



Thorntons 
The right way to move

87 St Stephen Street

Stockbridge, Edinburgh
EH3 5AG





Summary

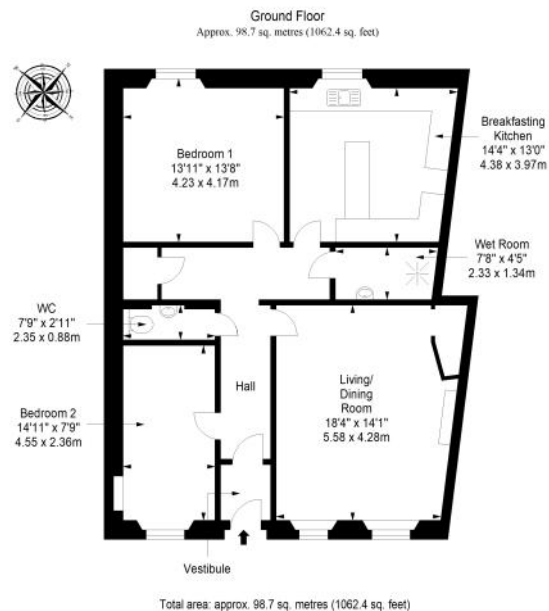
Forming part of a handsome, B-listed Victorian tenement building in Stockbridge, within the UNESCO World Heritage Site New Town conservation area, this two-bedroom main-door ground-floor flat is sure to appeal to a wealth of buyers and offers an exciting opportunity for renovation, giving the new owner a blank canvas to put their own stamp on. The flat boasts outstanding amenities within enviable easy reach, such as a varied selection of shops, coffee shops, restaurants, and bars, education facilities, transport links connecting across the city, and open spaces, including the Royal Botanic Garden and Inverleith Park. Extras: All fitted kitchen coverings, window coverings, light fittings, and kitchen appliances will be included in the sale.

Features

- Main-door ground-floor flat in Stockbridge
- Part of a B-listed Victorian building
- Within the New Town conservation area
- Entrance vestibule and hall with storage
- Impressive, southeast-facing living/dining room
- Large breakfasting kitchen with excellent potential
- Two generous double bedrooms
- Modern, practical wet room
- Separate two-piece WC
- Access to a shared rear garden
- Controlled on-street parking (Zone 5A)
- Gas central heating system



Floorplan



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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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